

PAYMENTS MADE

[illegible]

Notary Public in and for the State of.....
residing at.....

ASSIGNMENT BY SELLER

.....
in for and in consideration of.....
t of which is hereby acknowledged, does hereby sell, assign, transfer and convey all right, title, interest and
r with all rights and powers vested in the seller under this contract unto.....

..... and the said assignee is hereby authorized to receive from the pur-
aid balances, claims or amounts due or to become due under this contract and the said assignee, by acceptance
es the seller's responsibility under this contract and agrees to fulfill all of the terms of said contract and upon
nent of all amounts due and a full compliance with all of the terms and conditions of said contract by purchaser,
said purchaser or legal representatives, successors or assigns a deed to said premises in accordance with this con-
1
er warrants that the balance unpaid as of this date is \$.....; being \$.....of un-
and \$.....accrued interest.

.....this.....day of.....19.....

117656

1998.46.03

6%

LAND CONTRACT

PROPERTY

Waterfront Dwelling

FROM

Mary J. Robertson

TO

Edward R. Scott

Dated December 27 19 27

Office of County Auditor,
County of Snohomish,
State of Washington
Filed for record at request of
Snohomish County Abstract Co

DEC 29 1927

at 44 minutes past 4 o'clock M
and recorded in Vol. 240 of

Deeds

Page 76 Records of said County

JOHN HAUGEN, County Auditor

By Deputy

States Bank of Edmonds
Edmonds Wash

Consideration - \$ 4500 -

First Payment \$ 1500 -

Balance Unpaid \$ 3000 -

PAYMENTS MADE

Date	Paid on Int.	Paid on Principal	Received by	Balance
JAN 21 1928	30.00		EBH	\$2970.00
FEB 23 1928	30.00		EBH	\$2940.00
MAR 25 1928	30.00		EBH	\$2910.00
APR 26 1928	30.00		EBH	\$2880.00
MAY 27 1928	30.00		EBH	\$2850.00
JUN 28 1928	30.00		EBH	\$2820.00
AUG 1 1928	30.00		EBH	\$2790.00
AUG 31 1928	30.00		EBH	\$2760.00
OCT 1 1928	30.00		EBH	\$2730.00
OCT 31 1928	30.00		EBH	\$2700.00
DEC 3 1928	30.00		EBH	\$2670.00
DEC 31 1928	30.00		EBH	\$2640.00
JAN 31 1929	30.00		EBH	\$2610.00
FEB 28 1929	30.00		EBH	\$2580.00
MAR 1 1929	5.00		EBH	\$2080.00
MAR 30 1929	30.00		EBH	\$2050.00
APR 30 1929	30.00		EBH	\$2020.00
June 3 1929	30.00		EBH	\$1990.00
JUN 23 1929	30.00		EBH	\$1960.00
JUL 31 1929	30.00		EBH	\$1930.00
SEP 3 1929	30.00		EBH	\$1900.00
SEP 30 1929	28.00	30.00	EBH	\$1600.00
OCT 1 1929	30.00		EBH	\$1570.00
NOV 30 1929	30.00		EBH	\$1540.00
DEC 31 1929	23.00	140.00	EBH	\$1400.00
JAN 1 1930	30.00		EBH	\$1370.00

PAYMENTS MADE

Date	Paid on Int.	Paid on Principal	Received by	Balance
FEB 28 1930		30.00	EBH	1340
MAR 31 1930		30.00	EBH	1310
APR 30 1930		30.00	EBH	1280
MAY 30 1930		30.00	EBH	1250
JULY 1 1930		30.00	EBH	1220
JUL 31 1930		30.00	EBH	1190
AUG 30 1930		30.00	EBH	1160
SEP 30 1930		30.00	EBH	1130
OCT 31 1930		30.00	EBH	1100
NOV 29 1930		30.00	EBH	1070
Dec 31 1930		30.00	EBH	1040
JAN 31 1931		30.00	EBH	1010
MAR 2 1931		30.00	EBH	980
MAR 31 1931		30.00	EBH	950
APR 30 1931		30.00	EBH	920
MAY 29 1931		30.00	EBH	890
JUN 30 1931		30.00	EBH	860
JUL 31 1931		30.00	EBH	830
AUG 31 1931		30.00	EBH	800
SEP 30 1931		30.00	EBH	770
OCT 31 1931		30.00	EBH	740
NOV 30 1931		30.00	EBH	710
Dec 31 1931		30.00	EBH	680
JAN 30 1932		30.00	EBH	650
MAR 1 1932		30.00	EBH	620
APR 2 1932		30.00	EBH	590
MAY 3 1932		30.00	EBH	560
June 1 1932		30.00	EBH	530
JUL 5 1932		30.00	EBH	500
AUG 3 1932		30.00	EBH	470
SEP 6 1932		30.00	EBH	440

LAND CONTRACT

THIS AGREEMENT, made this 27th day of December A. D. 1927

between Mary J. Robertson hereinafter termed the Seller
and Edward R. Scott hereinafter termed the Purchaser

WITNESSETH, That in consideration of the stipulations herein contained and the payments to be made as hereinafter specified, the seller hereby agrees to sell to the purchaser and the purchaser hereby agrees to buy from the seller the following

described real property, situate in the County of Snohomish State of Washington, to-wit:

Beginning at a point on the east side of Front Street in the City of Edmonds, County of Snohomish, State of Washington, three hundred and forty (340) feet North of the Northeast corner of Front and Edmonds Streets, which is the true point of beginning; thence Easterly at right angles one hundred and ninety-eight (198) feet; thence Northerly at right angles one hundred (100) feet; thence Westerly at right angles seventy-eight (78) feet; thence Southerly at right angles sixty (60) feet; thence Westerly at right angles one hundred and twenty (120) feet to the East side of Front Street; thence Southerly at right angles forty (40) feet to the true point of beginning.

for the sum of Forty-five Hundred Dollars

of which the purchaser has paid the sum of Fifteen Hundred Dollars
receipt of which is hereby acknowledged and the purchaser agrees to pay the remainder of the principal (with interest thereon

from this date at the rate of SIX % per annum payable quarterly as follows, to-wit:

in installments of thirty dollars payable on the first day of each and every month hereafter until the balance of said principal shall have been paid in full and in addition to said payments interest on the unpaid balance due shall be paid quarterly as above stated.
The first monthly installment above stated shall be paid February 1-1928.
The first quarterly interest payment above stated shall be paid May 1-1928.
The purchaser shall have the right to pay any larger sum than the regular payment on any payment date.

All payments shall be made at the office of the State Bank of Edmonds, at Edmonds, Washington.

The seller will furnish an abstract of title, or at his option, title insurance, certified to date of this contract but same shall not become the property of the purchaser until this contract has been fully paid and its terms fully performed.

The purchaser shall be entitled to immediate possession of said premises. The said purchaser agrees to the following terms and conditions to-wit: To make the payments above agreed to, promptly, in the manner and on the dates above named; to keep the buildings on the premises constantly insured in companies selected by the seller against loss or damage by fire in a sum of

not less than Twenty-five Hundred Dollars with loss payable to mortgagee, if any, seller and purchaser as their respective interests may appear, ALL policies on the buildings to be delivered to the seller; to take the property covered hereby in the condition and as it stands at the date of this contract and to pay the consideration agreed upon and named herein regardless of any loss, destruction or damage to any of the improvements thereon by fire or from any other cause; to make or permit no unlawful, offensive or improper use of said premises or any part thereof; to keep the said premises

at all times in as good condition as same now are; to permit the seller or agent to enter into or upon said premises at any reasonable time to inspect the same; to pay regularly and seasonably and before same shall become delinquent all taxes, assessments, liens and incumbrances of whatsoever nature and kind which may hereafter be lawfully imposed on said premises or which may have been assumed by the purchaser in this contract and agrees not to permit or suffer any part of said premises to become subject to any assessments, liens, charges or incumbrances whatsoever having or taking precedence over the rights of the seller in and to said property; to make no alterations on nor remove any of the buildings or other improvements nor injure or destroy any shade trees or fruit trees on the premises without the written consent of the seller nor permit any waste, destruction or damage on the premises.

Should the purchaser fail or neglect or refuse to pay any taxes, assessments or any other lawful charge against said property, the seller may pay same and such sums as may be so paid shall be secured by this contract and the said sums shall be re-paid by the purchaser to the seller with interest thereon from each respective date of advancement until paid at the rate of 10 per cent per annum payable semi-annually.

The seller agrees that when the purchaser shall have paid the balance of the purchase price and all interest due and shall have re-paid any and all payments or advancements made by the seller to or for the benefit of the purchaser or for the protection of the property or of this contract, together with interest thereon, and shall have, in all other respects, fully complied with all of the terms and conditions of this contract on his part to be kept and performed and on the surrender of the purchaser's copy of this contract, to make, execute and deliver to the purchaser or assigns a good and sufficient warranty deed conveying a fee simple title to said premises free and clear as of this date of all incumbrances whatsoever except any mortgage or other incumbrance which the purchaser has, in this contract or at any subsequent date, specifically agreed to assume and pay, it being understood that the warranties of said deed shall, after the date of this contract, apply only to the acts of the seller and shall not include any taxes or assessments becoming a lien after the date of this contract.

Time is of the essence of this contract and if the purchaser shall fail, refuse or neglect to pay either or any of the installments or interest or any other payment due, or shall fail to keep and/or perform any of the covenants and agreements herein contained on the part of the purchaser to be performed, then the seller shall have the right to declare this contract null and void; and if the purchaser shall fail to make good such default within fifteen days after the seller shall have served a written Notice of Declaration of Forfeiture by delivering said notice to the purchaser or mailing same by registered mail to said purchaser at his last known address or to the address given on this contract, at the seller's option, then and in that event all of the rights of the purchaser in and to the property described herein and all rights under this contract, shall immediately and utterly cease and determine and the property described herein shall revert to and re-vest in the seller without further action on the part of the seller and without any right of the purchaser to reclamation or compensation for money paid or for improvements made on said premises, as fully, perfectly and absolutely as if this agreement had never been made and all money theretofore paid to the seller under this contract shall thereupon be forfeited without process of law and shall be retained by and belong to the seller as the accrued and reasonable rent of said premises from this date to the time or such forfeiture and as the liquidated damages to the seller for the purchaser's failure to complete this contract.

It is agreed that no assignment of this contract shall be valid unless the same shall be made in a proper and legal manner, endorsed on or attached to each copy of this contract and consented to and countersigned by the seller.

This agreement shall be binding upon and shall inure to the benefit of the legal representatives and assigns of the parties hereto.

IN WITNESS WHEREOF, the said parties have caused this agreement to be executed in duplicate the day and year first above written.

Edward R. Scott Purchaser. Harry J. Robertson Seller.

Address _____ Seller.

Purchaser.

Address _____

STATE OF Washington }
COUNTY OF Snohomish } ss.

This is to certify that on this 27th day of December, 19 27, personally appeared before me Mary J. Robertson, a widow, known to me to be the individual described in and who executed the foregoing instrument and acknowledged to me that she signed and executed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

Given under my hand and official seal on the date herein stated.

[Signature]
Notary Public in and for the State of Washington
residing at Edmonds
Do not record beyond this point

CORPORATION ACKNOWLEDGMENT

STATE OF _____ }
COUNTY OF _____ } ss.

This is to certify that on this _____ day of _____, 19 _____, personally appeared before me _____ and _____ to me known to be the _____, and _____

respectively of _____ the corporation that executed the within instrument and acknowledged the said instrument to be the free and voluntary act and deed of said corporation for the uses and purposes therein mentioned and on oath stated that they were authorized to execute the same and that the seal affixed is the corporate seal of the said corporation.
Given under my hand and official seal on the date above stated.

Notary Public in and for the State of _____
residing at _____

ASSIGNMENT BY PURCHASER

.....the purchaser herein
for and in consideration of Dollars,
receipt of which is hereby acknowledged, does hereby sell, assign and transfer all right, title, interest and claim in and to the
within described property and in this contract unto.....
or legal representatives or assigns forever. And the seller herein or legal representatives or assigns is hereby authorized to re-
ceive from said assignee all unpaid balances due or to become due on this contract; and upon the final payment of all of the
amounts due and a full compliance with all of the terms and conditions of this contract, to execute or cause to be executed to
the said assignee, or legal representatives or assigns a deed to said premises in accordance with this contract, instead of to the
above named purchaser or assignor.

Dated at..... this..... day of....., 19.....

(To be signed by man and wife if married)

Assignor.

Assignor.

ACCEPTANCE BY ASSIGNEE

..... hereafter known
as Assignee, accepts and agrees to the above assignment and agrees to all of the terms and conditions of the within contract as
fully in every respect as if the said assignee had originally signed as purchaser.

Assignee.

Address Assignee.

CONSENT TO ASSIGNMENT BY SELLER

..... hereby consent to the above assignment.

Seller.

Seller.

STATE OF..... }
COUNTY OF..... } ss.

This is to certify that on this..... day of....., 19....., personally appeared before me

known to me to be the individual... described in and who executed the foregoing assignment and acknowledged to me that.....
signed and executed the same as..... free and voluntary act and deed for the uses and purposes therein mentioned.
Given under my hand and official seal on the date herein stated.

Notary Public in and for the State of.....
residing at

ASSIGNMENT BY SELLER

..... the seller herein

for and in consideration of Dollars,
receipt of which is hereby acknowledged, does hereby sell, assign and transfer all right, title, interest and claim, together with all
rights and powers vested in the seller under this contract, in and to the within described property and in this contract unto

.....or legal representatives or assigns and the said assignee is hereby
authorized to receive from the purchaser or assignee thereof all unpaid balances, claims or amounts due or to become due under
said contract and upon the final payment of all amounts due and a full compliance with all of the terms and conditions of this
contract, to execute or cause to be executed to said purchaser or legal representatives or assigns, a deed to said premises in ac-
cordance with this contract.

Dated at..... this..... day of....., 19.....

(Deed from seller to assignee must be taken with this
assignment)

STATE OF..... }
COUNTY OF..... } ss.

This is to certify that on this..... day of....., 19....., personally appeared before me

personally known to me to be the individual..... described in and who executed the foregoing assignment and acknowledged to
me that signed and executed the same as..... free and voluntary act and deed for the uses and purposes there-
in mentioned.

Given under my hand and official seal on the date herein stated.

Notary Public in and for the State of.....
residing at